

**CITY OF TRAVELERS REST
COUNCIL COMMITTEE MEETING AGENDA
Monday, October 9, 2023, 5:00 p.m.
City Hall Council Chambers**

Please join us at City Hall in Council Chambers or on our YouTube Channel at
<https://www.youtube.com/channel/UCyau-beS3wyxOv1drMCpGMw>

- 1. Call to Order** Mayor Brandy Amidon
- 2. Public Works Committee**
Members: Shaniece Criss, Lisa Lane, and Sherry Marrah
 - a. Roll Call by Chair Criss
 - b. Approval of September 11, 2023, Public Works Committee minutes
 - c. Review Public Works Report for September
- 3. Public Safety Committee**
Members: Kelly Byers, Grant Bumgarner, Shaniece Criss, Wayne McCall, and Brantly Vest
 - a. Roll Call by Chair Byers
 - b. Approval of September 11, 2023, Public Safety Committee minutes
 - c. Review Public Safety Reports for September
 - Police Department
 - Fire Department
 - Building Department
 - Municipal Court
 - d. Ordinance to Establish Fire Service Fee
- 4. Planning & Development Committee**
Members: Brantly Vest, Grant Bumgarner, Kelly Byers, Shaniece Criss, and Wayne McCall
 - a. Roll Call by Chair Vest
 - b. Approval of September 11, 2023, Planning & Development Committee minutes

- c. Review of Planning & Development Report for September

5. Ways & Means Committee

Members: Grant Bumgarner, Kelly Byers, Shaniece Criss, and Brantly Vest

- a. Roll Call by Chair Bumgarner
- b. Approval of September 11, 2023, Ways & Means Committee minutes
- c. West Street affordable housing discussion with GCRA

6. Old Business

- a. None

7. New Business

- a. None

8. Miscellaneous Matters

- a. Administrative Update

9. Executive Session

- a. Update on Fire Service Agreement with Furman University

10. Adjournment Mayor Brandy Amidon

Council Committee Meeting Minutes

Monday, September 11, 2023

5:00 p.m.

Council Chambers, City Hall

Council Present: Mayor, Brandy Amidon; Councilmembers Grant Bumgarner, Kelly Byers, Shaniece Criss, Lisa Lane, Sherry Marrah, Wayne McCall, and Brantly Vest

Staff Present: Eric Vinson, City Administrator; Carson Ruffrage, City Clerk; Mac McMakin, Assistant Fire Chief; Ben Ford, Police Chief; Mike Forman, Planning Director; and Phillip Tate, Public Works Director

1. Call to Order

Mayor Amidon called the meeting to order at 5:00 p.m.

Mayor Amidon made a motion to vote for temporary mayor pro-tempore in Miscellaneous Matters. Councilmember Criss seconded the motion which was carried unanimously.

2. Public Works Committee

Members: Shaniece Criss (Chair), Lisa Lane, and Sherry Marrah

- a. Chair Criss called the meeting to order by roll call.
- b. Chair Criss made a motion to approve the minutes from the Public Works Committee meeting held on August 7, 2023. The motion was approved by Councilmember Marrah and seconded by Councilmember Lane.
- c. Director Tate updated the Committee on recycling carts picked up next week that are not used, fall décor plant changeover and decoration install starts at the end of September. The new sign machine will be up and running next month.
- d. Councilmember Lane inquired about the flags around the Northcliff neighborhood. Director Tate noted it was Duke Energy preparing to do a power upgrade with a start date of mid-September. Councilmember Lane asked if they will be sending out a notice which was confirmed to start going out next week.

- e. Committee member Marrah noted there were no crosswalks at Roe Road and Hwy 25. Administrator Vinson noted it would be a joint project with DOT and that he would investigate the cost of adding infrastructure to either side of 25 on Roe Road.
- f. Chair Criss asked for a motion to adjourn the meeting. Committee member Marrah motioned to adjourn. Councilmember Lane seconded the motion.

3. Public Safety Committee

Members: Kelly Byers (Chair), Grant Bumgarner, Shaniece Criss, Wayne McCall, and Brantly Vest

- a. Chair Criss called the meeting to order by roll call.
- b. Committee member Criss made a motion to approve minutes from the Public Safety Committee meeting held on August 7, 2023. The motion was seconded by Committee member Bumgarner.
- c. Police Chief Ford introduced new employees Morgan Wynn in dispatch and Officer Nichole Brown. The department has one current opening, and another is expected to leave for Greenville County. There is also one officer deployed to the military. The two new Mustangs being built will be delivered within the next month. Committee member McCall thanked Chief Ford for the speed monitoring of Williams Road and other roads. Committee member McCall also noted the increase in speed monitoring at other busy roads and intersections. Committee member McCall wondered if a deer sign could be replaced in the Williams Road area. Committee member Bumgarner asked if the city could put the sign up and if the city could make it itself. Director Tate noted that the city could make the sign. Lastly, four speed limit signs have come in and will be placed around town. Chief Ford said they will be able to monitor the time of day that gets the most speeding traffic on the targeted roads.
- d. Assistant Fire Chief McMakin noted that there is one opening in the fire department. The Department has a memorial on 9/11 that included the fire truck at the Travelers Rest Historical Museum. Ambulance calls are on the rise along with call times. The fire department must sit on the scene until the ambulance gets there. Greenville County doesn't have the personnel or trucks to respond quicker. Committee member McCall asked if there are any EMT certified people. Assistant Chief McMakin noted there are three and all firemen are medically trained. They can run life threatening calls (Delta calls). 90% of fire departments in Greenville County have stopped answering calls to nursing homes or NG Hospital because many times there are staff on site to handle those calls. Committee member Criss asked if there are any updates on the fire department and Furman University. Administrator Vinson noted there is a meeting set for September 27, 2023.
- e. Chair Byers asked if the jump in electrical was because of the Pinestone subdivision. Administrator Vinson responded that many are stand-alone permits, which points to more renovations. There is also a jump in new construction homes due to approved neighborhoods starting construction. Administrator Vinson said he is seeing a steady increase with the number of new homes coming up in the pipeline. Mayor Amidon asked about the new residence hall on Furman campus. Administrator Vinson said it

would replace an older residence hall with no increase in beds.

- f. Committee member Criss made a motion to adjourn the meeting and Committee member Vest seconded the motion.

4. Planning & Development Committee

Members: Brantly Vest (Chair), Grant Bumgarner, Kelly Byers, Shaniece Criss, and Wayne McCall

- a. Chair Vest called the meeting to order by roll call.
- b. Committee member McCall made a motion to approve the Planning and Development minutes from the August 7, 2023 committee meeting. The motion was seconded by Committee member Byers.
- c. Director Forman noted that a couple of projects have moved from approved to under construction causing the jump in permits (Magnolia Cottages and Gateway Village). Gateway Village is next to the bunched arrowhead and the silt fencing is being monitored by Greenville County. Chair Vest asked about Whitehawk Meadows and if it is on track. Director Forman stated it would be 163 homes and is on track. Chair Vest also asked about the slowdown in short-term rentals. Director Forman noted that they are cyclical and just happen to be 0 for this month, but not seeing any trends. Mayor Amidon asked for a list of new construction neighborhoods and locations to help Council keep track of them. Committee member
- d. Bumgarner noted the time between approval and construction can be 1-2 years.
- e. Committee member McCall asked about the commercial construction on State Park Road and the total number of units/parcels and what they are permitted for. Director Forman responded with six and that it is subdivided into 7-8 parcels, but only one currently has permits, which is the carwash. They will need to build the road as they build the other parcels. Committee member McCall was concerned about parking. Administrator Vinson noted that any future developments will trigger an improvement on Tigerville Road. Committee member McCall also inquired about the future of Kirby Drive, a city street that is closed off from the Hawkins Road side. Administrator Vinson stated that the physical road will remain and is needed because of one current residence, but the long-term plan is looking at it for another potential use like a bike path that would connect Hawkins to the Spinx.
- f. Committee member Bumgarner made a motion to adjourn. Committee member Byers seconded.

5. Ways and Means Committee

Members: Grant Bumgarner (Chair), Councilmember Criss, Councilmember Vest, Councilmember Byers

- a. Chair Bumgarner called the meeting to order by roll call.
- b. Committee member Criss made a motion to approve the Ways and Means minutes from the August 7, 2023 meeting. Committee member Vest seconded.
- c. Administrator Vinson presented information on the city owned lot in the Athens

neighborhood and a proposal provided by the Greenville County Redevelopment Authority to build an affordable owner-occupied house on the lot. The zoning is R7.5 single family residential and the lot is .17 acres. Currently, there are SFH on either side of the lot. Funding for construction would come from the City's Home Funds and GCRA would fund the difference. The property would be marketed to a buyer meeting the low to moderate income criteria for our community.

- i. Councilmember McCall wanted to know what happens to the profit. Administrator Vinson noted there would be no profit, because GCRA is providing the subsidy for the down payment.
- ii. Committee member Vest asked about the value of the lot. Administrator Vinson said he was judging around \$30,000- \$35,000. He also mentioned that every year there are home funds that are not spent and with the monetary assistance of GCRA the city could build something that could not be accomplished by the city alone. Committee member Vest asked if the price of the house with the interest rate would disqualify the same people we were trying to help and wondered if there is a better use for the land and money. Councilmember Bumgarner responded on how hard it is to spend the home funds money because of the specific rules on how it can be spent. Committee member Vest asked if GCRA gave downpayment assistance. Administrator Vinson said that they do and mentioned that affordable housing is about \$750/month including insurance and taxes.
- iii. Committee member Criss asked if the family who purchases the house decides to sell would there be any stipulations and would that family have to also sell in the 80% median. Administrator Vinson understood that depending on how much money was invested determines how long that person must stay in the house to resell or resell to someone who is also at 80% median.
- iv. Committee member Criss mentioned Homes for Hope and having a rental with the city keeping the land. Administrator Vinson said yes, owning a rental is an option. GCRA would manage the rental portfolio with the rental income going into the home funds budget line. Councilmember McCall pointed out that the money used is coming from a federal program that may not get funded next year.
- v. Councilmember McCall questioned whether municipal government should be in the rental or land business. Committee member Criss noted having land is important. If it is a rental, would it also be an area that after a certain number of years could be repurposed. Administrator Vinson wanted to note that the city wouldn't be in the rental business, but GCRA would be responsible for the management of the building. Councilmember Vest believes that home ownership is the best part of the program.
- vi. Administrator Vinson noted there are two paths- home ownership or rentals. In that neighborhood, there are more rentals than homeowners, so getting more ownership in the neighborhood is important.
- vii. Committee member Criss' main concern is that property remains affordable over the years and not just beneficial to one family.
- viii. Mayor Amidon says she is on the opposite end of land ownership. She doesn't want to give up land until we know what we can do with it. Land is important. She struggles to see the public benefit when the benefit is for one person or family.
- ix. Councilmember Bumgarner asked whether GCRA could come in and

Council could get more information and ask them questions.

- x. Mayor Amidon wondered if we could sell it and see a public benefit for something else (similar to the Tandem parking lot). Councilmember McCall noted that that neighborhood is gentrifying. Mayor Amidon noted it is still one of the lowest income areas in the city. Councilmember Bumgarner stated that we may lose the ability to spend the money because the prices in that area will increase. Councilmember McCall noted we had been unable to use the money for housing and reiterated Councilmember Bumgarner's comment about finally being able to use the money.
- d. Fire Truck Purchase. One of the firetrucks is getting to the end of its service life. The long-range planning budget approvals (2026) is for a fire truck. Because of the current economy, the time for a fire truck to be built and delivered is 2.5 years. To get one by 2026, it needs to be ordered now. Truck building wouldn't start until 18 months prior to delivery but would be locked into today's prices which would avoid future increases (which average 4%). There is no payment obligation until they start planning and building. Mayor Amidon asked Assistant Chief McMakin what Plan B is if Council said no to the fire truck. Assistant Chief McMakin said the truck being replaced is 35 years old. The recommended time of use for a truck is 25 years old. The amount of money spent on repairs is increasing and parts are harder to find if they can be found at all. Because of the growth of the city, the truck is being used more. Councilmember Lane asked if there is any salvage money in the retired truck, Assistant Chief McMakin said it is minimal (\$5,000) to none.

6. Old Business

- a. None

7. New Business

- a. None

8. Miscellaneous Matters

- a. Voting for Mayor Pro Tem. Mayor Amidon nominated Councilmember Bumgarner as Mayor Pro Tem for the remainder of the year. Councilmember McCall seconded the motion which was carried unanimously.
- b. Mayor Amidon noted that it was nice to see the fire truck and the police at Bob Jones for First Responder's Day.
- c. Administrator Vinson reminded everyone that Breakfast For Good is September 13 at South Wind Ranch.
- d. Downtown Merchants meeting is Thursday at 8:30.
- e. City Hall is in the process of implementing POS transactions for court and other purposes in City Hall. It will be through SC.gov.
- f. On this anniversary of 9/11, Administrator Vinson thanked all first responders for all they do to keep the city safe.

9. Adjournment

There being no further business before the Council Committee, Councilmember Bumgarner made a motion to adjourn. Councilmember Vest seconded the motion, which was carried unanimously.

Mayor Amidon adjourned the meeting at 7:00 p.m.

_____ Brandy Amidon, Mayor

Completed by _____ Carson Ruffrage, City Clerk

_____ Eric Vinson, City Administrator

**Public Works Report
September 2023**

Sanitation

Request for Brush / Bulk Pick Up	<u>1</u>
Roll Cart Request	<u>8</u>
Residential	<u>8</u>
Commercial	<u>0</u>

Roads

Complaints	<u>16</u>
Resolved by City	<u>14</u>
DOT Notification	<u>2</u>

Animal Control

Complaints	<u>0</u>
Impoundments	<u>0</u>
Dispositions	<u>0</u>
Humane Society	<u>0</u>
Return to Owner	<u>0</u>

Septic Pumps

<u>0</u>

Environmental

Complaints	<u>35 sign removals</u>
Resolved by City	<u>0</u>

Fuel

PW 1	<u>143.91</u>
PW 2	<u>50.5</u>
PW 3	<u>48.1</u>

Total	<u>242.51</u>
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Public Works Summary for September 2023

- **Sanitation:** We have stopped accepting requests for recycling carts. We delivered 6 roll carts for new residents in the month of September.
- **Road and Bridge:** We had 16 complaints about roads in the month of September. Fourteen of these were handled by the city. Two were sent to SCDOT. Two encroachment permits were signed.
- **Septic:** We received no request for septic tank reimbursement this month.
- **Building / Grounds Maintenance:** We are still receiving good feedback on Jan Pro, our cleaning service. The new playground is open at Trailblazer Park, and we are waiting for the new swing to arrive. We have also added more trash cans to the playground. New sunshades and picnic tables will be added soon. We are currently working to get the trees at the playground stabilized. Fall flowers will be installed on Main Street in Mid-October. Fall decorations will go out the week of October 9th.
- **Miscellaneous Items:** We are waiting on the county rec to get quotes back planning to apply a seal coat to the section of the trail in front of Loftis Printing to Roe Rd. Greenville County will provide the contractor for this. We were able to conduct some in-house CPR training in September. A total of 8 people are now certified in CPR on the Admin side of City Hall.

City of Travelers Rest

Report for September 2023

*Department of Public Works
David Garland*

It Starts With



September 2023 Monthly Report for David Garland:

Summary for the Week beginning 9/04/23:

Routine weekly preventive maintenance (PM's)

- 1: Inspected the generator after the weekly test period which is on Monday morning. Generator ran for the normal amount of time (.6 hours). All controls were normal. Oil level was normal and no leaks observed. Hours at 185.2
- 2: Inspected the Storm Pond. Pond was dry. Vegetation is pretty high. Some trash but not extreme. Fence is in good shape. Erosion is minimal.
- 3: Inspected Trailblazer Park. Pavillion area is normal. Lights and fans were operating normally. Area was relatively clean. Dumpster area with some clutter inside enclosure. Trailblazer field area looked good. Still seeing fire ant signs. We put out killer most weeks. Restroom building looked normal with all fixtures working normally with no leaks. Storage room is a little cluttered but all electrical equipment seemed in working order and accessible. Amphitheater area looked normal. No problems with stage area. All lights functioned normally. Holes in cover fabric have not expanded. All the trash cans looked good.
- 4: Inspected Emergency eye washer at the Public Works building. All valves working normally. Nozzles seemed free from debris and flowing adequately.
- 5: Weekly report was all normal. Nothing stood out during the inspection.
- 6: Weekly inspections now includes a daily inspection of Adventure Park. Included in the inspection is the following – Emptying the trash cans, Check for and remove loose garbage, debris, broken glass, animal droppings, etc on play area ground surface, Check play structure for obvious signs of damage, vandalism, or broken parts, and checking for and remove skipping ropes or any other ropes or climbing devices which have been attached to, but are not a permanent part of the structure.
- 6: Monthly inspections included the Fire Sprinkler system, Fire Extinguishers, AED inspection, Emergency Lights inspection, EV charger inspection, Exit Signs inspection, and Ladder inspection. We will soon begin to do a more thorough monthly inspection, on top of our daily inspections of the playgrounds (Athens and Adventure Park) probably starting in November.
- 7: Cintas Fire and Safety was here on September 1st to do the yearly inspection of the Fire Alarm System. Inspection went well and we passed the inspection.
- 8: Working on building the sign room.

Summary for the Week beginning 9/11/23:

Routine weekly preventive maintenance (PM's)

- 1: Inspected the generator after the weekly test period which is on Monday morning. Generator ran for the normal amount of time (.5 hours). All controls were normal. Oil level was normal and no leaks observed. Hours at 185.7. Started reading voltage to the building each week when we can observe while the generator is running. Voltage this week was 207 Volts
- 2: Inspected the Storm Pond. Pond was dry. Vegetation is starting to get high. Some trash but not extreme. Fence is in good shape. Erosion is minimal.
- 3: Inspected Trailblazer Park. Pavillion area is normal. Lights and fans were operating normally. Area was relatively clean. Dumpster area with some clutter inside enclosure. Trailblazer field area looked good. Seeing Fire ants most every week. We will put out fire ant killer each week as needed. Restroom building looked normal with all fixtures working normally with no leaks. Storage room is a little cluttered but all electrical equipment seemed in working order and accessible. Amphitheater area looked normal. No problems with stage area. All lights functioned normally. Holes in cover fabric have not expanded. All the trash cans looked good.
- 4: Inspected Emergency eye washer at the Public Works building. All valves working normally. Nozzles seemed free from debris and flowing adequately.
- 5: Weekly report was all normal. Nothing stood out during the inspection.
- 7: Still working on the sign room

Summary for the Week beginning 9/18/23:

Routine weekly preventive maintenance (PM's)

- 1: Inspected the generator after the weekly test period which is on Monday morning. Generator ran for the normal amount of time (.6 hours). All controls were normal. Oil level was normal and no leaks observed. Hours at 186.3. Voltage to the building was 208 volts.
- 2: Inspected the Storm Pond. Pond was dry. Vegetation is getting high. Some trash but not extreme. Fence is in good shape. Erosion is minimal.
- 3: Inspected Trailblazer Park. Pavillion area is normal. Lights and fans were operating normally. Area was relatively clean. Dumpster area looks good. Some clutter inside enclosure. Trailblazer field area looked good. Still seeing fire ant signs. We put out killer and will continue to do so. Restroom building looked normal with all fixtures working normally with no leaks. Storage room is a little cluttered but all electrical equipment seemed in working order and accessible. Amphitheater area looked normal. No problems with stage area. All lights functioned normally. Holes in cover fabric have not expanded. All the trash cans looked good.

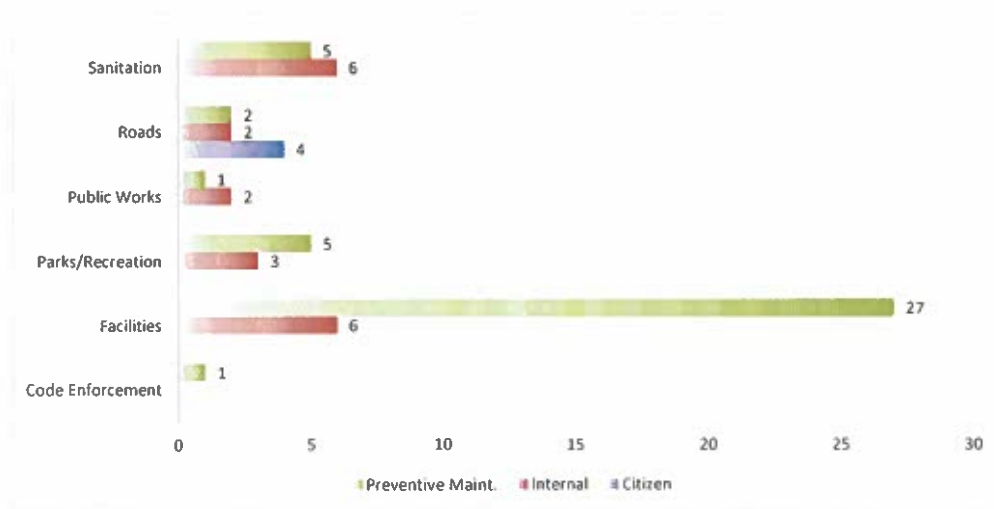
- 4: Inspected Emergency eye washer at the Public Works building. All valves working normally. Nozzles seemed free from debris and flowing adequately.
- 5: Weekly report was all normal. Nothing stood out during the inspection.
- 6: Picked up litter bags on Hwy 25 and also on the Frontage rd behind the Gulf Station
- 7: Added padlock to the electrical panel at TBP Amphitheater. Someone has been turning the breakers off.
- 8: Cleaned Gazebo pond filter and added water to the pond
- 9: Emptied trash on Main Street

Summary for the Week beginning 9/25/23:

Routine weekly preventive maintenance (PM's)

- 1: Inspected the generator after the weekly test period which is on Monday morning. Generator ran for the normal amount of time (.6 hours). All controls were normal. Oil level was normal and no leaks observed. Hours at 186.9. Voltage to the building was 208 Volts.
- 2: Inspected the Storm Pond. Pond was relatively dry. Vegetation is getting high. Some trash but not extreme. Fence is in good shape. Erosion is minimal.
- 3: Inspected Trailblazer Park. Pavillion area is normal. Lights and fans were operating normally. Area was relatively clean. Dumpster area looks good. Some clutter inside enclosure. Trailblazer field area looked good. Continue to see fire ant signs. Restroom building looked normal with all fixtures working normally with no leaks. Storage room is a little cluttered but all electrical equipment seemed in working order and accessible. Amphitheater area looked normal. No problems with stage area. All lights functioned normally. Holes in cover fabric have not expanded. All the trash cans looked good.
- 4: Inspected Emergency eye washer at the Public Works building. All valves working normally. Nozzles seemed free from debris and flowing adequately.
- 5: Weekly report was all normal. Nothing stood out during the inspection.
- 6: CPR, AED, and First Aid Training was on September 25th. Training was provided by Cintas. We had 8 employees attend the training.
- 7: Attended LaunchGVL interview process through Greenville County Schools. We interviewed one applicant from Southside High School for a possible internship for Public Works.
- 8: Picked some fall decorations for the City on Friday. Will be picking up more on Monday.
- 9: Worked on Sign room some this week
- 10: Emptied trash on Main Street

Row Labels	September 2023			
	Citizen	Internal	Preventive Maint.	Grand Total
Code Enforcement			1	1
Facilities		6	27	33
Parks/Recreation		3	5	8
Public Works		2	1	3
Roads	4	2	2	8
Sanitation		6	5	11
Grand Total	4	19	41	64



September 2023		
Code Enforcement		1
Sign Sweep		1
Collect signs in violation around the city (35)		
	City of TR	1
Facilities		33
Electrical		1
Added Padlock to the electrical panel at the Amphitheater		
	Trailblazer Park	1
General Maintenance/Repair		1
Hinges on restroom partitions need grease/oiled		
	Trailblazer Park	1
Inspection		28
Eyewash inspection-Weekly		
	Shop	4
Inspect Storm Pond and fencing		
	Trailblazer Park	4
Quarterly Stepladder inspection		
	Shop	1
Trailblazer Park Check		
	Trailblazer Park	4
Weekly Checklist		
	City Hall	4
Weekly Generator Check		
	City Hall	3
Emergency Light inspection		
	City Hall	1
Monthly Exit Signs check		
	City Hall	1
AED Inspection		
	TR City Hall	1
Inspect Adventure Park		
	Trailblazer Park	3
Visual inspection C - 83%		
	PW Shop	1
Fire Alarm system Yearly inspection (Cintas)		
	TR City Hall	1
Litter Pickup		1
Picked up 15 bags of litter on Hwy 25		
	TR City Hall	1
Painting		1
Paint the back hallway walls		

September 2023		
Litter Pickup		1
Pick up highway litter bags (10)		
	Hwy 25	1
Other		4
Encroachment Permit Signed		
	204 Herty Dr	1
	112 Herty Dr	1
Encroachment Permit Signed		
	State Park Rd and N Poinsette Hwy	1
Cross line pipe on S Poinsett near Center St		
	S Poinsett Hwy	1
Street Maintenance		1
Clean Storm Drain		
	West Rd and Roosevelt Ave	1
Sanitation		11
Garbage & Recycle		10
Empty Trash at Recycle trailers		
	Can Recycle Trailers	2
Empty Trash/Recycle on Main St		
	Main St. / Trail	3
Emptied the trash at Adventure Park		
	Adventure park	1
Emptied out trash cans at Trailblazer park		
	Trailblazer Park	2
Emptied out trash at Adventure Park		
	Adventure park	1
Emptied out trash cans at Adventure Park		
	Adventure park	1
Litter Pickup		1
Pick up litter bags (1)		
	West rd	1
(blank)		2
Sprinkler System Quarterly Inspection		
	125 Trailblazer	1
Inspection		1
Monthly Fire Extinguisher Check		
	City Hall & Shop	1
Grand Total		66

2023			
Month	Number of Bags	Vol.	Pounds
January	87	69	1740
February	47	11	940
March	19	6	380
April	102	60	2040
May	30	23	600
June	18	8	360
July	26	6	572
August	13	8	286
September	29	8	638
October			
November			
December			
Yearly Total	371	199	7556

September

Downtown Safety Report

MAIN STREET

VIOLATION	CITATIONS	WARNINGS
Speeding Violations	21	106
Other Moving Violations	16	49

N. POINSETT HIGHWAY

VIOLATION	CITATIONS	WARNINGS
Speeding Violations	4	24
Other Moving Violations	7	13

CENTER STREET

VIOLATION	CITATIONS	WARNINGS
Speeding Violations	0	0
Other Moving Violations	0	2

MCELHANEY ROAD

VIOLATION	CITATIONS	WARNINGS
Speeding Violations	1	8
Other Moving Violations	0	2

WILLIAMS ROAD

VIOLATION	CITATIONS	WARNINGS
Speeding Violations	6	6
Other Moving Violations	0	0

September

Downtown Safety Report



SPEED TRAILER DEPLOYMENT

DAYS: 30

LOCATIONS: 2

DOWNTOWN FOOT PATROL HOURS:

__13__



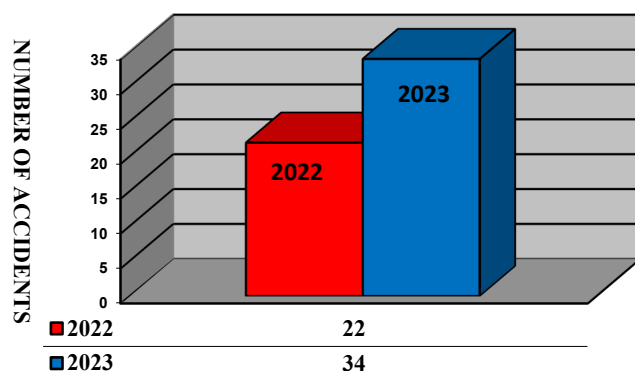
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Travelers Rest Police Department September Monthly Report 2023

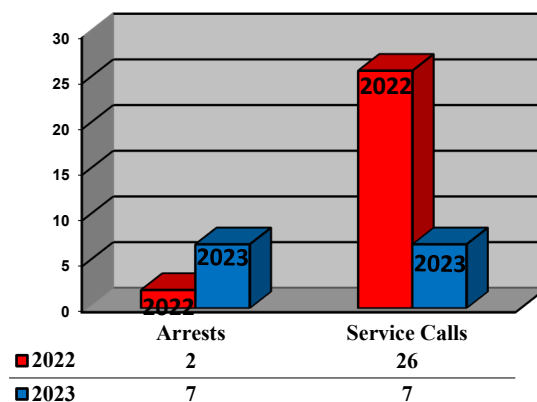
MOTOR VEHICLE COLLISIONS AND WALMART CALLS, ARRESTS, AND TOWED VEHICLES

CRIME	Sept. 2023	Sept. 2022	Amt. of Change	Percent Change	YTD 2023	YTD 2022	Amt. of Change	Percent Change
Total MVC	34	22	+12	+54	194	158	+36	+22
MVC W/ Injury	13	10	+3	+30	63	44	+19	+43
Wal-Mart Shoplifting Arrests	7	2	+5	+250	62	46	+16	+34
Wal-Mart Service Calls	7	26	-19	-73	101	162	-61	-37
Wal-Mart Cars Towed	0	0	0	0	4	4	0	0

ACCIDENTS REPORTED



WAL-MART SHOPLIFTING ARRESTS AND SERVICE CALLS



September Crime Stats

· Murder	0
· Rape	0
· Robbery	0
· ABHAN	0
· Assault & Battery	4
· Burglary	0
· Larceny	1
· Motor Vehicle Theft	1
· Arson	0
· Narcotics Violations	11
· DUI	2

Miscellaneous Service Calls:

Animal Calls:	16
Code Enforcement:	12
Public Intoxication:	0
City Events:	4

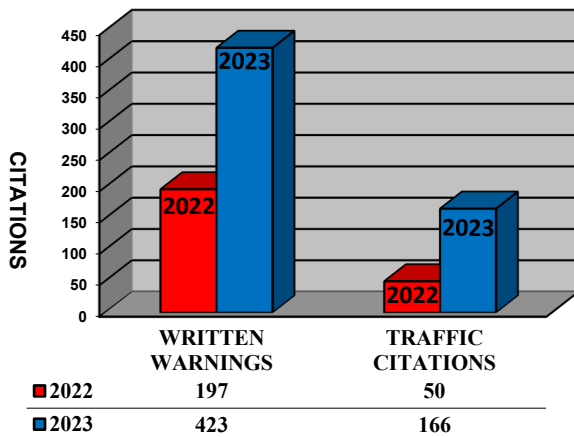
Monthly Warrants:

Warrants Issued:	24
Warrants Served:	20

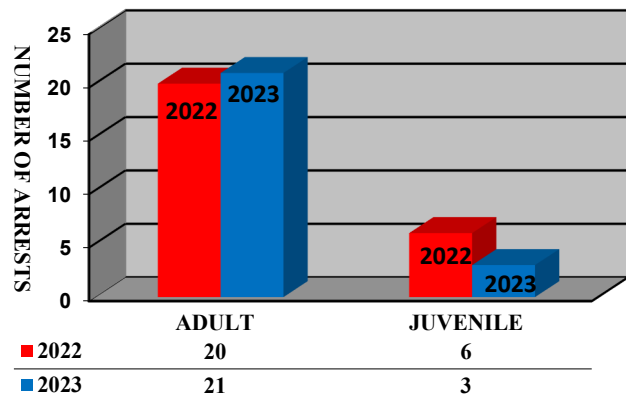
CITATIONS AND WARNINGS FOR SEPTEMBER

VIOLATION	CITATIONS	WARNINGS
No Seat Belt	2	
No Child Restraint	0	
Speeding Under 10 mph	26	
Speeding Over 10 mph and Under 25 mph	36	
Speeding Over 25	9	
Disregard Sign/Signal	15	
Insurance Violations	9	
Other Moving Violations	69	
Total	166	423

WRITTEN WARNING & TRAFFIC CITATIONS



ADULT & JUVENILE ARRESTS



CRIMINAL OFFENSES REPORTED YEAR TO DATE

CRIME	**2023 To Date	2022	2020	2019	2018
Murder	0	0	0	1	0
Rape	1	0	0	1	0
Robbery	0	0	1	1	
Assault/Battery HAN	4	1	1	2	3
Assault/Battery	31	37	21	42	38
Burglary	6	7	7	7	8
Larceny	52	48	69	100	78
Motor Vehicle Theft	4	7	0	12	10
Arson	0	0	0	1	1
Narcotic Violations	67	45	49	91	87
DUI	65	21	15	22	42
Total	224	166	171	308	297
Total Calls for Service	13,331	7458	7772	8753	6615

**All statistics are compiled using figures at time of analysis.

Travelers Rest Fire Dept.

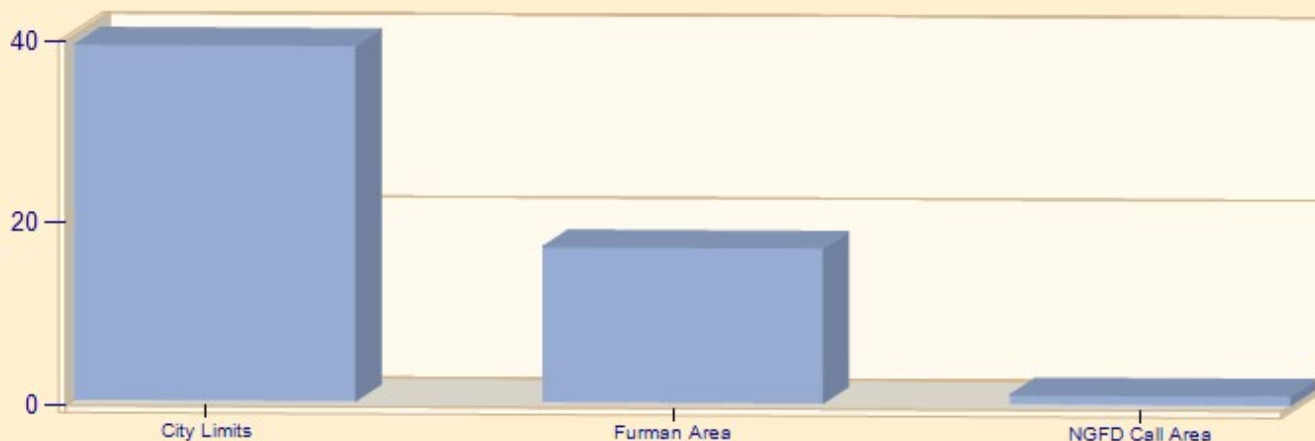
Travelers Rest, SC

This report was generated on 10/5/2023 11:43:49 AM



Incident Type Count per Zone for Date Range

Start Date: 09/01/2023 | End Date: 09/30/2023



ZONES	INCIDENT TYPE	COUNT
City Limits - City Limits		
	141 - Forest, woods or wildland fire	1
	321 - EMS call, excluding vehicle accident with injury	16
	322 - Motor vehicle accident with injuries	3
	324 - Motor vehicle accident with no injuries.	6
	542 - Animal rescue	1
	611 - Dispatched & cancelled en route	7
	743 - Smoke detector activation, no fire - unintentional	3
	745 - Alarm system activation, no fire - unintentional	2
	Total Incidents for City Limits - City Limits:	39
Furman Area - Furman Area		
	113 - Cooking fire, confined to container	1
	321 - EMS call, excluding vehicle accident with injury	8
	322 - Motor vehicle accident with injuries	1
	611 - Dispatched & cancelled en route	2
	743 - Smoke detector activation, no fire - unintentional	1
	744 - Detector activation, no fire - unintentional	3
	745 - Alarm system activation, no fire - unintentional	1
	Total Incidents for Furman Area - Furman Area:	17
NGFD Call Area - North Greenville FD Jurisdiction		
	321 - EMS call, excluding vehicle accident with injury	1
	Total Incidents for NGFD Call Area - North Greenville FD Jurisdiction:	1
Total Count for all Zone:		57

Travelers Rest Fire Dept.

Travelers Rest, SC

This report was generated on 10/5/2023 11:40:35 AM



Occupancies Inspected for Date Range

Start Date: 09/01/2023 | End Date: 09/30/2023

OCCUPANCY	ID	ADDRESS	ZONE	LAST INSPECTION
Anytime Fitness	584	30 S Main ST		09/14/2023
As The Page Turns	413	32 S Main ST		09/14/2023
ATI PHYSICAL THERAPY	567	36b S Main ST #b		09/13/2023
Balanced Pets Integrative Care Center	352	409 Old Bumcombe RD		09/18/2023
Bank Of Travelers Rest Main Branch	367	42 Plaza DR		09/05/2023
Bella Body Studios LLC	625	104 S Poinsett HWY #H		09/27/2023
Best Western	269	110 Hawkins RD		09/19/2023
Brown'S Feed & Seed	294	102 N Main ST		09/06/2023
Carolina Fine Foods	268	100 Hawkins RD		09/05/2023
Charlie's Southern Rustiques	432	226 S Main ST		09/14/2023
Chicora Alley	560	117 N Poinsett HWY	Downtown	09/06/2023
Circa Barber Shop	653	120 S Main ST		09/11/2023
Coleman Building Multiple Businesses	422	128 S Main ST #C		09/27/2023
Concurrent Tech.	325	210 N Poinsett HWY #A		09/27/2023
Cross Creek Timber	575	115 N Poinsett HWY		09/06/2023
DG Builders LLC	655	128 S Main ST		09/14/2023
Dollar General	374	526 Roe Center CT		09/12/2023
F H Cigars	642	128 S Main ST		09/14/2023
Freehub Bicycles	544	110 S Main ST		09/27/2023
Furman North Village I F (24 Apts)	158	3300 Poinsett HWY		09/18/2023
Gateway Wealth Management	654	42 Plaza DR		09/05/2023
George Coleman Ford Auto Mall	359	21 Plaza DR #A		09/05/2023
George Coleman Ford Parts and Service	368	47 Plaza DR		09/05/2023
H And R Block	493	146 Walnut LN #E		09/27/2023
Heavens Angel Home Care	610	20 S Poinsett HWY		09/13/2023
Hitec Chemicals Inc.	507	1 West RD		09/27/2023
Jones Insurance Group LLC	592	20 S Poinsett HWY #K		09/13/2023
Katelyn Pinner Studio	588	106 S Main ST		09/11/2023
Liberty Tax Service	238	3 Benton RD #B		09/27/2023
Miracle Hill Thrift Store	379	552 Roe Center CT		09/12/2023
Miyoko	230	2 Benton RD #E&F		09/05/2023
Molina's Restaurant	229	2 Benton RD #C&D		09/05/2023
Murphy Usa	244	14 Benton RD		09/05/2023
Pizza House	371	310 Poplar Street EXT		09/27/2023
Pizza Inn	378	515 Roe Center CT		09/13/2023
Professional Office Building	453	20 S Poinsett HWY		09/13/2023
Retro Market Place	543	128 S Main ST	Downtown	09/14/2023
Roperscapes LLC	621	114 N Poinsett HWY		09/06/2023
Salon at South Poinsett	581	28 S POINSETT HWY		09/13/2023
Sidewall Pizza Company	414	35 S Main ST	Downtown	09/11/2023
Star Massage & Body Work	615	20 S Poinsett HWY		09/13/2023
Sunrift Adventures	246	1 Center ST		09/12/2023
Swamp Rabbit Brewery	403	26 S Main ST		09/14/2023

T&S Brass & Bronze Work Training Building	383	50 Saddleback CV #B		09/27/2023
T&S Brass & Bronze Works	384	2 Saddleback CV		09/27/2023
T&S Brass & Bronze Works Warehouse	385	50 Saddleback CV #A		09/27/2023
Tankersley Bros. Grading	305	503 N Main ST		09/27/2023
The Crescent Olive	558	108 S Main ST		09/13/2023
The Doggie Palor	645	212 N Poinsett HWY		09/06/2023
The Glad Salon Ilc	460	27 s Poinsett HWY		09/27/2023
The Lyles Law Firm	587	20 S Poinsett HWY		09/13/2023
The Tasting Room	605	164 S Main ST #Suite C		09/14/2023
The Whistle Stop at American Cafe	416	109 S Main ST		09/11/2023
Thrive Upstate	281	252 Little Texas RD		09/05/2023
Tractor Supply Company	524	550 Roe Center CT		09/12/2023
Travelers Rest First Baptist Church Gym	557	20 MCELHANEY RD		09/12/2023
Travelers Rest First Baptist Church Office	555	20 MCELHANEY RD	Downtown	09/12/2023
Travelers Rest First Baptist Church Sanctuary	286	20 Mcelhaney RD		09/12/2023
Travelers Rest First Baptist Education Building	556	20 MCELHANEY RD		09/12/2023
TruBroth	572	36 S Main ST #A	Downtown	09/14/2023
United States Post Office	445	400 S Main ST		09/13/2023
Urban Hare LLC.	633	106 S Main ST		09/11/2023
Us Renal Care	562	36 S Main ST #C		09/13/2023
Waffle House	382	525 Roe RD		09/12/2023
West Wealth Management	450	8 S Poinsett HWY		09/06/2023
Woodlands at Furman	620	1500 TRAILHEAD CT		09/18/2023

of Occupancies Inspected: 66

% Occupancies Inspected: 12.41

Travelers Rest Building Permit Report

Summary Report By Month 2023

	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEP	OCT	NOV	DEC	YTD '23
PERMITS ISSUED:													
RESIDENTIAL NEW CONSTRUCTION (SFD, Townhouse, Condo)	5	8	9	2	13	2	1	5	24				69
COMMERCIAL NEW CONSTRUCTION	-	-	-	-	-	-	-	-	-				-
STAND ALONE PERMITS (Electrical/Mechanical/Plumbing)	1	8	11	14	18	11	7	12	18				100
SIGN PERMITS	2	2	1	-	-	1	2	3	3				14
RESIDENTIAL RENOVATION	3	1	3	1	2	2	2	2	8				24
COMMERCIAL RENOVATION	2	2	2	1	4	2	2	4	4				23
DEMOLITION	1	-	1	-	-	-	1	-	-				3
OCCUPANCY/TENANT	1	-	-	-	-	1	-	1	1				4
TOTAL PERMITS ISSUED	15	22	27	18	37	19	15	27	58				238
FEES COLLECTED:													
RESIDENTIAL NEW CONSTRUCTION (SFD, Townhouse, Condo)	7,390	10,400	16,563	3,072	11,670	3,864	2,935	11,538	23,363				90,795
COMMERCIAL NEW CONSTRUCTION	-	-	-	-	-	-	-	-	-				-
STAND ALONE PERMITS (Electrical/Mechanical/Plumbing)	842	681	1,505	3,370	3,233	1,577	2,503	2,071	1,633				17,415
SIGN PERMITS	100	100	50	-	-	130	150	382	150				1,062
RESIDENTIAL RENOVATION	518	224	1,185	484	735	992	850	1,100	2,598				8,686
COMMERCIAL RENOVATION	9,087	12,367	25,355	4,261	5,302	2,325	371	12,295	4,098				75,461
DEMOLITION	50	-	50	-	-	-	50	-	-				150
OCCUPANCY/TENANT	40	-	-	-	-	40	-	40	40				
PLAN REVIEW	910	2,075	8,896	-	1,138	300	7,635	3,394	9,722				34,070
TOTAL FEES COLLECTED	\$ 18,937	\$ 25,817	\$ 53,604	\$ 11,187	\$ 22,108	\$ 9,228	\$ 14,494	\$ 30,820	\$ 41,604				\$ 227,799
INSPECTIONS PERFORMED:													
ELECTRICAL	36	46	37	40	37	65	48	90	55				454
PLUMBING	20	23	38	43	30	71	33	44	43				345
MECHANICAL	16	25	36	41	36	117	68	58	56				453
BUILDING	48	35	67	41	64	84	63	46	58				506
CERTIFICATE OF OCCUPANCY	5	4	12	27	12	17	2	9	15				103
DEMOLITION	-	-	-	-	-	-	-	1	-				1
TOTAL INSPECTIONS PERFORMED	125	133	190	192	179	354	214	248	227				1,862
CODE ENFORCEMENT CASES:													
NEW CASES	6	13	3	4	8	6	3	5	2		0	0	50
ACTIVE CASES	1	2	0	2	4	2	3	5	1		0	0	20
CLOSED CASES	5	11	3	2	4	4	3	0	1		0	0	33

DUE DATE:

OMB No. 0607-0094 Approval Expires 12/31/2021

FORM **C-404** U.S. DEPARTMENT OF COMMERCE
(9-9-2020) U.S. CENSUS BUREAU**REPORT OF BUILDING OR ZONING
PERMITS ISSUED FOR NEW
PRIVATELY-OWNED
HOUSING UNITS**

Title 13, United States Code, Sections 131 and 182, authorizes the Census Bureau to conduct this collection and to request your voluntary assistance. These data are subject to provisions of Title 13, United States Code, Section 9(b) exempting data that are customarily provided in public records from rules of confidentiality. This collection has been approved by the Office of Management and Budget (OMB). The eight-digit OMB approval number is 0607-0094 and appears at the upper right of this page. Without this approval we could not conduct this survey. We estimate this survey will take an average of 8 minutes per response for those that report monthly and 23 minutes for those that report annually to complete. More information about this estimate and an address where you may write with comments is on the back of this form.

RENEE SMOUSE

LICENSE AND PERMITTING SPECIALIST

FOR CITY OF TRAVELERS REST

125 TRAILBLAZER DRIVE

TRAVELERS REST SC 29690

☐ Name Change ☐ Spelling Correction ☐ Political Description Change

(Please correct any errors in name, address, and ZIP Code)

Please report online at econhelp.census.gov/bps

Username:

Password:

1. PERIOD IN WHICH PERMITS WERE ISSUED

September 2023

2. GEOGRAPHIC COVERAGE (For our latest information on your office's coverage, see www.census.gov/construction/bps/pdf/footnote.pdf)Did your permit system have a geographic coverage change? ☐ Yes, continue. ☒ No, skip to Section 3.

Mark an (X) in the appropriate box and enter the requested information. If more space is needed continue in Section 5.

- 051 ☐ Permits no longer required to build new residential buildings Effective Date
- 052 ☐ Permit office has merged with another permit jurisdiction Effective Date Name of permit jurisdiction with which your office has merged
- 053 ☐ Permit office has split into two or more jurisdictions Effective Date Name of additional jurisdiction(s) now issuing permit(s)
- 054 ☐ Extrajurisdictional jurisdiction (ETJ)/Annexation Effective Date Define ETJ or annexation

3. NEW HOUSING UNITS**a. Were there any building permits issued for new housing units during this period?**☒ Yes, enter data below.☐ No, stop and return this form. Your report is important even if no permits were issued.

Type of Structure	Total Number of		Total Valuation of Construction (\$ value - omit cents) (3)
	Buildings (1)	Housing Units (2)	
101 b. Single-family houses, detached and attached (must meet the following criteria: no unit above or below the other; wall extends from ground to roof; and, separate utilities for each unit) (Exclude manufactured HUD-inspected homes.)		6	2362729
103 c. Two-unit buildings			
104 d. Three- and four-unit buildings			
105 e. Five-or-more unit buildings	3	18	4863448

4. ADDITIONAL INFORMATION ON INDIVIDUAL RESIDENTIAL PERMITS FROM SECTION 3, VALUED AT \$2,000,000 OR MORE
(If more space is needed, please attach a separate sheet.)

Description and Site Address (1)	Owner or Builder (2)	Number of		Valuation of Construction (\$ value - omit cents) (5)
		Buildings (3)	Housing Units (4)	
Kind of building	Name			
Site address	Address			
City, State, ZIP Code	City, State, ZIP Code			
Kind of building	Name			
Site address	Address			
City, State, ZIP Code	City, State, ZIP Code			

5. COMMENTS (Continue on a separate sheet)**6. PERSON TO CONTACT REGARDING THIS REPORT**

Name

Renee Smouse

Telephone

864 834 8740

E-mail address

RENEE@TRAVELERSRESTSC.COM

Internet web address

WWW.TRAVELERSRESTSC.COM

Fax

See instructions on reverse side.

MUNICIPAL COURT REMITTANCE FORM FOR STATE'S PORTION OF REVENUE

To City Treasurer of Travelers Rest

For The Month Of SEPTEMBER 2023

Municipal Court Cases

Total Fines	\$ <u>9,975.87</u>
-------------	--------------------

Conviction Surcharges	\$ 250.00
-----------------------	-----------

DUI Assessment	\$ 474.00
----------------	-----------

DUS Assessment \$ _____ \$ 100.00

Insurance Fraud (See Form A) \$ _____

Cruelty to Animals (See Form B) \$ _____

Wildlife \$

Size & Weight \$

Carrier of Household Goods and Hazardous

Waste	\$
-------	----

Other Assessments	\$ 14,620.26
-------------------	--------------

Transfer Cases from General Sessions Court

Fines	\$
-------	----

Conviction Surcharge	\$	
----------------------	----	--

DUI Assessment	\$
----------------	----

Other Assessments	\$	
-------------------	----	--

Bond Estreatments	\$
-------------------	----

TOTAL	\$ 25,420.13
-------	--------------

Signed J. Twitty

Municipal Judge

Date October 5, 2023

ATTACHMENT F

Total Amount Allocated to State	\$ 13,961.25
---------------------------------	--------------

Total Amount Allocated to Victim Assistance Fund	\$ 1,483.01
--	-------------



THE HONORABLE CURTIS M. LOFTIS, JR.
State Treasurer

Municipal Name: _____ Municipal Code: _____ Date Submitted: _____
Collection Period Beginning (Month/Year): _____ Collection Period Ending (Month/Year): _____

SOUTH CAROLINA STATE TREASURER'S REVENUE REMITTANCE FORM

LINE	FINES, FEES AND FILING FEE/ASSESSMENT	%	CODE	AMOUNT DUE	LINE
A	Public Defender Application Fee - \$40 Per Application	100%	17-3-30		A
B	Body Piercing	100%	44-32-120		B
C	Marriage License Fee - Additional \$ 20 Per License	100%	20-1-3 75		C
D	Bond Estreatment	25%	17-15-260		D
DA	Municipal Conditional Discharge Fee-\$150	100%	44-53-450(C)		DA
DB	Violations of State Shellfish Laws	33%	44-1-152		DB
DC	Criminally Negligent Use of Firearms/Archery Tackle	100%	50-1-85		DC
DD	Highway Work Zone – Department of Public Safety	65%	56-5-1535		DD
DE	Highway Work Zone – State Highway Fund	25%	56-5-1535		DE
DF	Public Disorderly Conduct <i>(New as of 7/1/2019)</i>	100%	16-17-530		DF
DUI/DUS/BUI - ASSESSMENTS/SURCHARGES/ PULLOUT					
E	Boating Under the Influence (BUI)	100%	50-21-114		E
F	Municipal DUS DPS Pullout- \$100	100%	56-1-460		F
G	Municipal DUI Assessment- \$12 Per Case	100%	56-5-2995		G
H	Municipal DUI Surcharge - \$100 Per Case	100%	14-1-211		H
I	Municipal DUI DPS Pullout- \$100	100%	56-5-2930 & 2945		I
IA	DUI/DUAC Breathalyzer Test Conviction Fee-SLED \$25	100%	56-5-2950(E)		IA
SURCHARGES					
J	Municipal Drug Surcharge - \$150 Per Case	100%	14-1-213(A)		J
K	Municipal Law Enforcement Surcharge - \$25 Per Case	100%	14-1-212(A)		K
KA	Municipal Criminal Justice Academy \$5 Surcharge <i>(Terminated 6/30/16)</i>	100%	14-1-240(A)		KA
OTHER ASSESSMENTS - STATE SHARE					
L	Municipal- 107.5%	88.84%	14-1-208		L
LA	Municipal Traffic Education Program \$140 Application Fee	90.83%	17-22-350(C)		LA
M	TOTAL REVENUE DUE TO STATE TREASURER				M

PLEASE FILL IN THE AMOUNTS RETAINED BY YOUR OFFICE IN THE TABLE BELOW. THIS SECTION IS FOR REPORTING PURPOSES ONLY. DO NOT REMIT THESE AMOUNTS TO THE STATE TREASURER.

LINE	RETAINED BY MUNICIPAL FOR VICTIM SERVICES	%	CODE	AMOUNT RETAINED	LINE
N	Assessments-Municipal	11.16%	14-1-208		N
O	Surcharges-Municipal	100%	14-1-211		O
OA	Other Assessments-Municipal	9.17%	17-22-350(C)		OA
P	TOTAL RETAINED FOR VICTIM SERVICES				P

Comments: _____
Contact Person: _____ Telephone: _____
Contact Person Email: _____

I, Municipal Treasurer, certify that the foregoing information is true and accurate.

Municipal Treasurer Signature: _____
Municipal Treasurer Email: _____

***Note:** This report is required by law to be filed monthly, on or before the 15th, by the Municipal Treasure, even if there are no Collections.
Form can be emailed to court.fines@sto.sc.gov. If form is filed by fax, please confirm with Marty Woods (Phone: 803.734.2657) **PRIOR** to transmission.

Travelers Rest Planning Report

Projects in Entitlement Process

Project Name	Address	Request	PC #	Ordinance #	Acreage	Lots	Density
					0.00	0.00	

Preliminary Subdivisions Approved

Project Name	Address	Date Approved	Zoning	Type	Acreage	Lots	Density
Parkside Village	Center St and S Poinsett	11/23/21	R-M	Townhomes	2.51	29	11.55
The Refuge	N Main St and Glenview Rd	11/29/22	FRD	SF Housing	9.54	43	4.51
					12.05	72	

Approved Projects In Permitting

Project Name	Address	Status	Zoning	Type	Acreage	Units	Density
Spring Park	Hwy 276	Land Disturbance	PD	SF Housing	35.27	54	1.53
Whitehawk Meadows	Hawk Valley Dr and School St	Land Disturbance	R-7.5	SF Housing	69.23	165	2.38
					104.50	219	

Projects Under Construction

Project Name	Address		Zoning	Type	Acreage	Units	Density
Gateway Village	Hawkins Rd		TH	Townhomes	11.90	58	4.87
Magnolia Cottages Ph II	Magnolia Dr and Thomas Dr		R-M	Townhomes	1.11	22	19.82
Pinestone					40.83		
Detached	Roe Rd and State Park Rd		PD-R	Detached		70	
Attached	Roe Rd and State Park Rd		PD-R	Attached		37	
Tri-/Quad-Plex	Roe Rd and State Park Rd		PD-R	Tri-/Quad-Plex		12	
Live/Work	Roe Rd and State Park Rd		PD-R	Live/Work		1	
Wethington Place	Trailblazer Dr and Watson Rd		R-M	Townhomes	6.28	42	6.69
					47.11	242	

Short Term Rentals/Lodging Projects

Approved in September 2023	Total Approved
0	31

Swamp Rabbit Trail Counter

September 2023 Counts		September 2023 Trends			2023 Year to Date (*3/1/23)	
On Bikes	24,244	Weekdays	25,398	68%	On Bikes	146,149
On Foot	18,459	Weekends	17,305	32%	On Foot	109,238
Total	42,703	Highest Single Day	2,447	Sat 9/16	Total	255,387
Daily Average	1,423	Lowest Single Day	761	Sun 9/17	Daily Average	1,193



The City of Travelers Rest
125 Trailblazer Drive
Travelers Rest, SC 29690
(864) 834-8740

PLANNING COMMISSION

REGULAR MEETING

AGENDA

DATE OF MEETING: **September 28, 2023**

TIME OF MEETING: 6 PM

LOCATION: Council Chambers

1. OPENING

- a. Call to Order & Opening Remarks
- b. Roll Call
- c. Approval of Minutes – August 24, 2023

2. NEW BUSINESS

- a. Five Year Comprehensive Plan Review – Land Use and Resiliency Elements
- b. Comprehensive Plan Survey update – Available at travelersrestsc.com/businesses/plans-projects/

3. OTHER BUSINESS

- a. Discussion of potential upcoming zoning text amendments

4. ADJOURN

MINUTES
TRAVELERS REST PLANNING COMMISSION
8/24/2023
6:00 PM Council Chambers

MEMBERS PRESENT: Chair Rebecca Cooper, Vice Chair Tony Rackley, Evan Cantrell, Michelle Garrison, Diane Maxwell, Bryan Haffey

MEMBERS ABSENT: Don Watson

STAFF PRESENT: Mike Forman

PUBLIC PRESENT: Kenny (?)

1. OPENING

- a. **Call to Order/Opening Remarks:** Chair Cooper called the meeting to order at 6:00 PM.
- b. **Roll Call:** Six present members stated their names.
- c. **Approval of Minutes:** Minutes for the July 27, 2023 meeting was motioned for approval (with amendments as presented by Commissioner Maxwell) by Commissioner Rackley and seconded by Commissioner Haffey. No discussion. Motion passed 6-0.

2. NEW BUSINESS

- a. **Five Year Comprehensive Plan Review – Transportation and Economic Development**
Staff presented the next two chapters of the 2018 Comprehensive Plan review for discussion via power point.
- b. **Five Year Comprehensive Plan Review – Survey**
Chair Cooper reiterated that the Comprehensive Plan survey was available on the website and via social media.

3. OTHER BUSINESS

- a. None.

4. ADJOURN:

Motion to adjourn at 6:40PM.



2023 Comprehensive Plan Review

Land Use and Resiliency

2023 Comprehensive Plan Review Schedule

June 29, 2023: Population and Housing

July 27, 2023: Natural Resources, Cultural Resources, and Community Facilities

August 24, 2023: Transportation and Economic Development

September 28, 2023: Land Use and Resiliency

October 2023: Priority Investment Element

November 2023: City Council Committee and 1st Reading

December 2023: City Council Final Reading

Land Use

The Land Use element considers existing and future land use by categories, including residential, commercial, industrial, agricultural, forestry, mining, public and quasi-public, recreation, parks, open space, and vacant or undeveloped;

Recommendations and Progress from 2018 Comprehensive Plan

Recommendations (2018)	Challenges Addressed	Progress (2023) No Progress, In Progress, Complete
Land Use		
Consider the policy principles of this Master Plan when making future development and redevelopment decisions such as zoning approvals and development agreements.	Managing Growth	In Progress. City officials consistently utilize the Comp Plan to assist with land use decision making.
Align the City's growth goals with an annexation policy that evaluates both the economic and physical impact to the city's infrastructure and services.	Managing Growth	In Progress. City considers each annexation request for alignment with the city's goals for economic and physical impact.
Encourage Smart Growth principles with a focus on infill and redevelopment.	Managing Growth	Complete via new commercial design standards (Sec 6:17), new subdivision and infrastructure standards (Sec 6:19), and Downtown Overlay District (Sec 5:17)
Utilize the Future Land Use Map as a primary resource in making land use decisions.	Improving Land Use Form & Character	In progress. City officials consistently utilize the Comp Plan to assist with land use decision making.
Develop Zoning Overlays to establish character and development standards for critical districts	Improving Land Use Form & Character	Complete via new Downtown Overlay District (Sec 5:17).
Communicate the positive benefits of well-designed density in appropriate locations.	Improving Land Use Form & Character	In Progress. City officials communicate with elected officials, boards, staff, and the public to convey the positive benefits of well-designed density.
Design spaces and facilities that can accommodate multiple users and serve multiple functions.	Improving Land Use Form & Character	In Progress. New park spaces and trail spaces at various locations city-wide accomplish this recommendation.
Monitor trends and assess changes in demographics to ensure the city is planning for the needs of future populations.	Improving Land Use Form & Character	In Progress. The city consistently monitors demographic trends and plans accordingly.
Regularly conduct research and engage the development community in discussions about consumer preferences and market trends in order to consider updates to standards.	Improving Land Use Form & Character	In Progress. City engages development community on many issues regarding preferences and market trends. Updated standards incorporate many of these preferences and trends.

Zoning Map and Text Amendments since 2018

Zoning Map Amendments

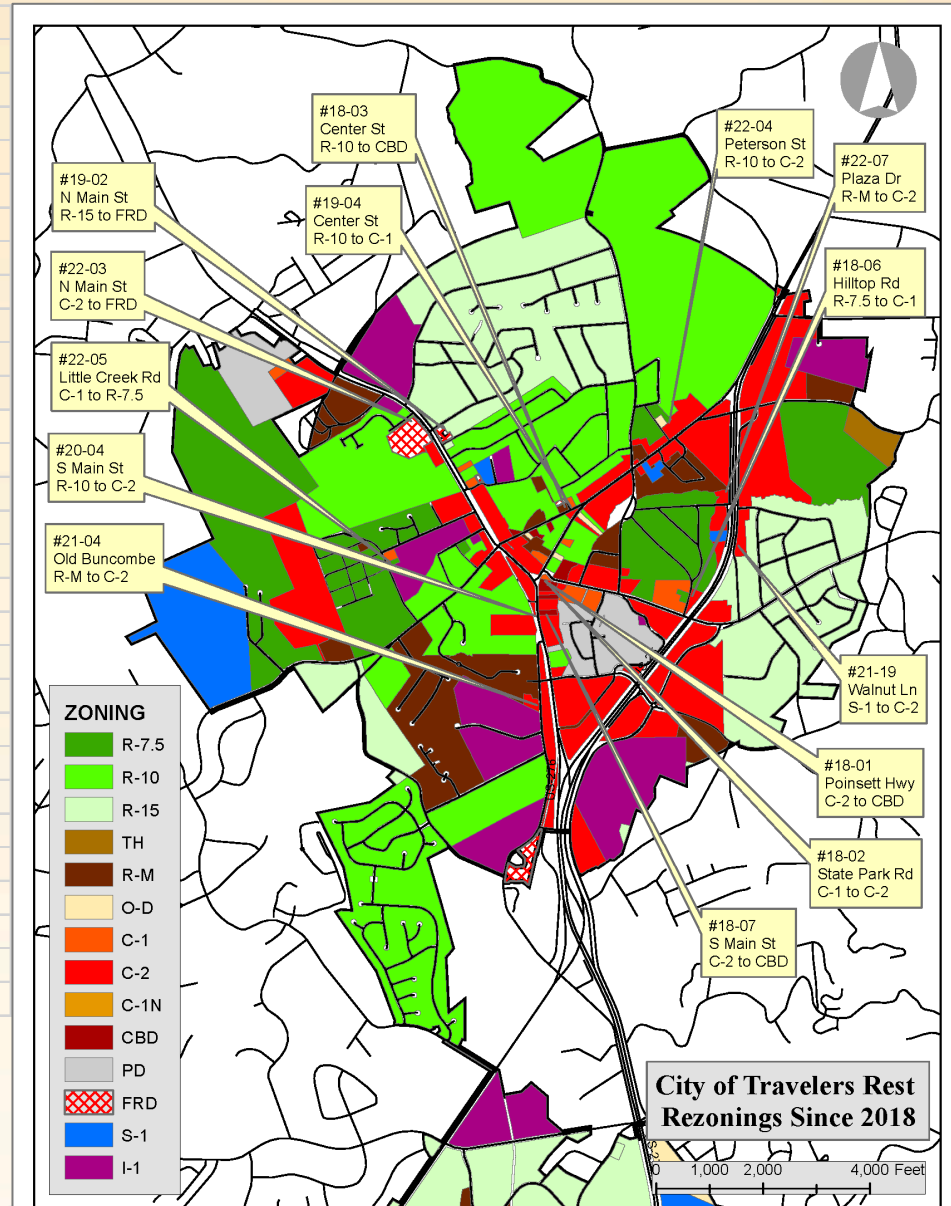
Docket Number	Address	Original Zoning	New Zoning
18-01	104 S Poinsett Highway	C-2	CBD
18-02	6704 State Park Road	C-1 & R-M	C-2
18-03	14 Center Street	R-10	CBD
18-06	11 Hilltop Road	R-7.5	C-1
18-07	120 S Main Street	C-2	CBD
19-02	508 N Main Street	R-15	FRD
19-04	101 Center Street	R-10	C-1
20-04	230 S Main Street	R-10	C-2
21-04	409 Old Buncombe Road	R-M	C-2
21-19	16 Walnut Lane	S-1	C-2
22-03	607 N Main Street	C-2, I-1, and R-10	FRD
22-04	4 Peterson Street	R-10	C-2
22-05	1 & 3 Little Creek Road	C-1 & R-M	R-7.5
22-07	3 Plaza Drive	R-M	C-2

Zoning Text Amendments

Docket Number	Project
22-01	Use Table Amendment
22-06	Downtown District

Annexations

Docket Number	Address	Project Name	New Zoning
18-05	745 Old Buncombe Road	The Staytion	FRD
19-03	Hawkins Road	Hawkins Park	RM
20-08	Hawkins Road	Gateway Village	TH
20-09	Old Buncombe Road	The Staytion	FRD

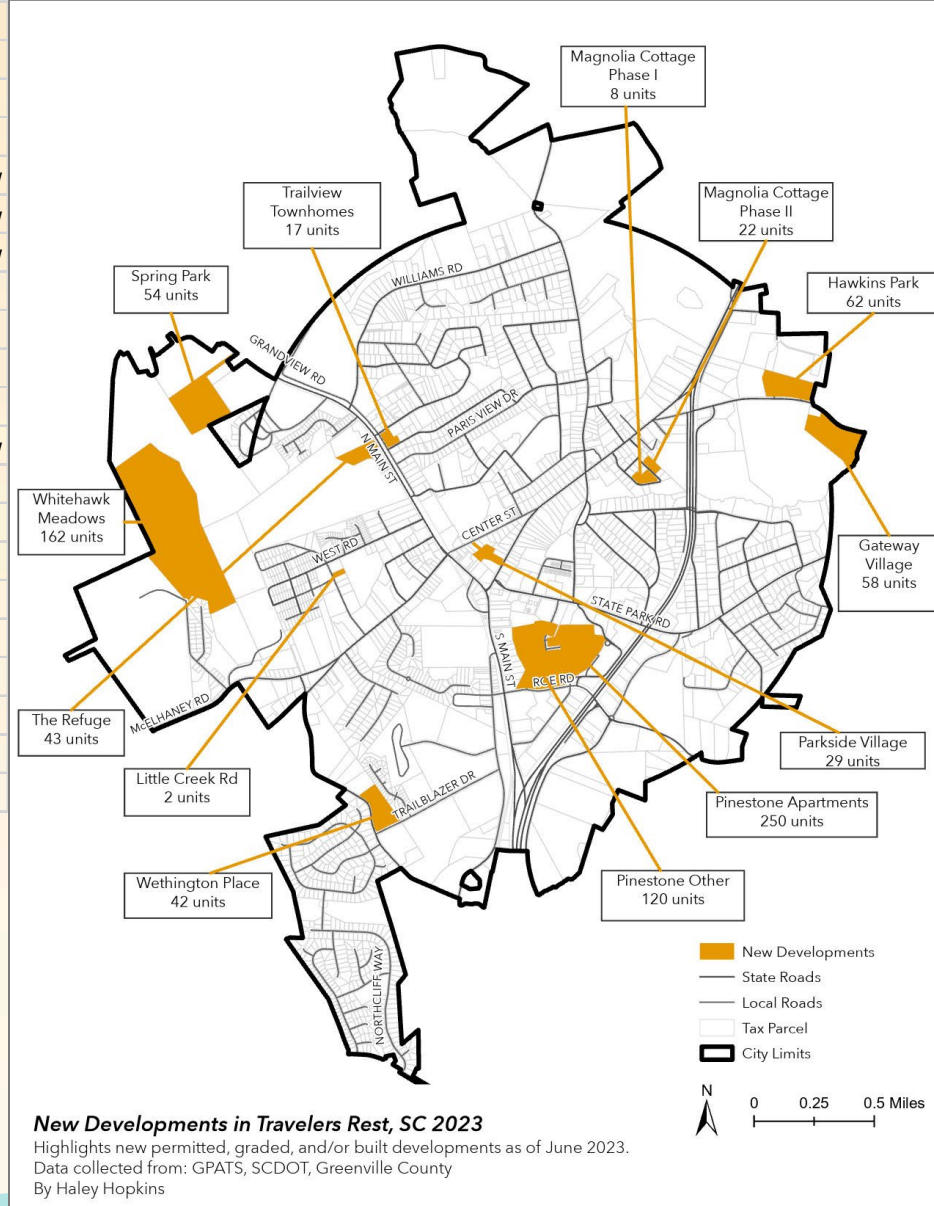


Major Subdivisions and FDPs since 2018

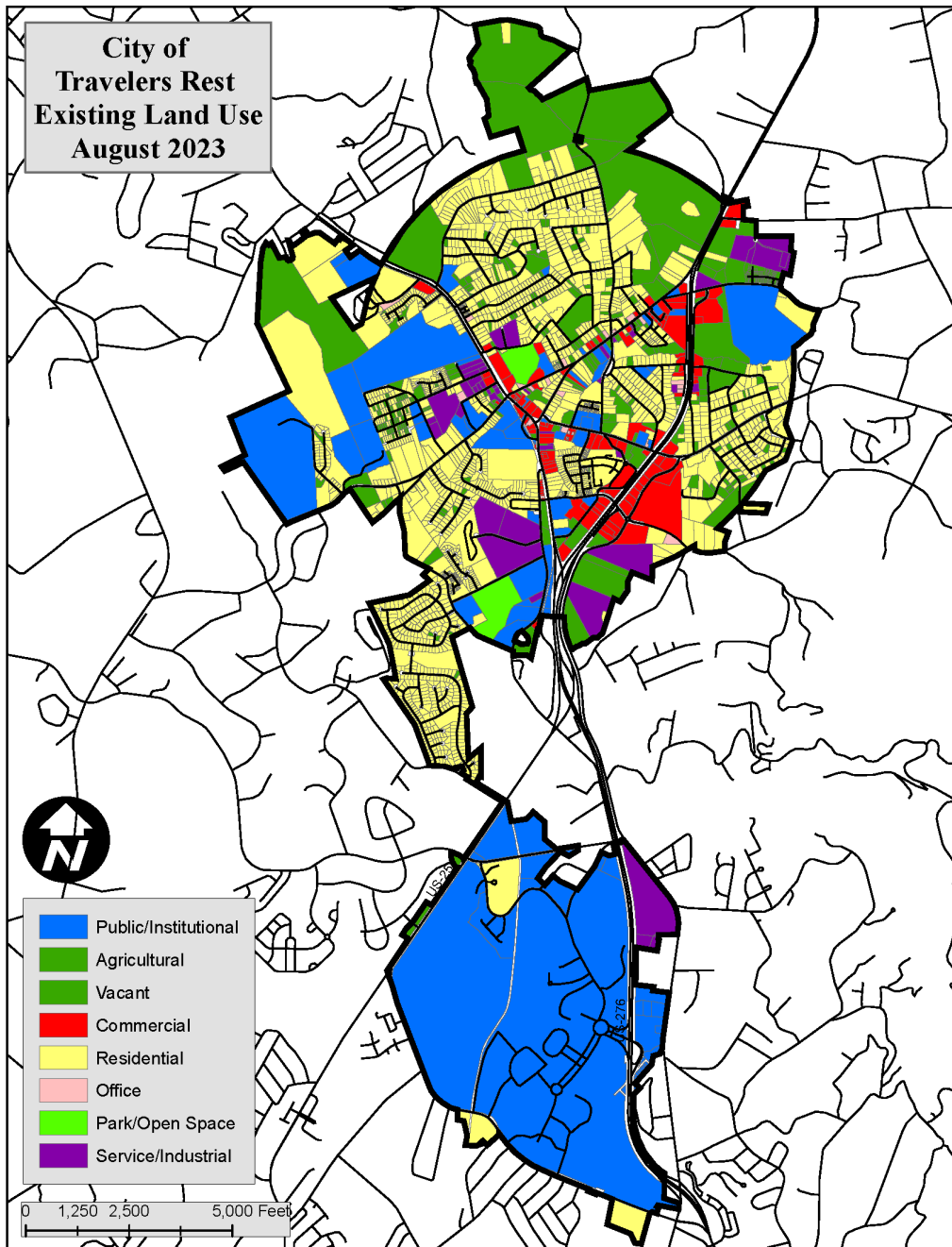
Major Subdivisions				
Docket Number	Address	Project Name	Number of Lots	Type
19-05	Hawkins Road	Hawkins Park	63	Townhome
19-06	508 N Main Street	Trailview Townhomes	17	Townhome
20-02	Roe Road	Pinestone	88	Single Family
20-05	Magnolia Drive	Magnolia Cottages	22	Single Family
20-07	Hawk Valley Drive	Whitehawk Meadows	165	Single Family
21-01	Watson Road	Wethington	42	Townhome
21-09	Hawkins Road	Gateway Village	58	Townhome
21-11	Tigerville Road	Dicey Crossing	8	Commercial
21-14	S Poinsett Highway	Parkside Village	29	Townhome
22-08	607 N Main Street	The Refuge	43	Single Family

Final Development Plans

Docket Number	Address	Project Name
18-08	Roe Road	Pinestone Phase I
20-01	508 N Main Street	Trailview Townhomes
21-07	N Main Street	Spring Park
21-13	745 Old Buncombe Road	The Stayton
23-01	State Park Road	Pinestone Warehouses



City of
Travelers Rest
Existing Land Use
August 2023



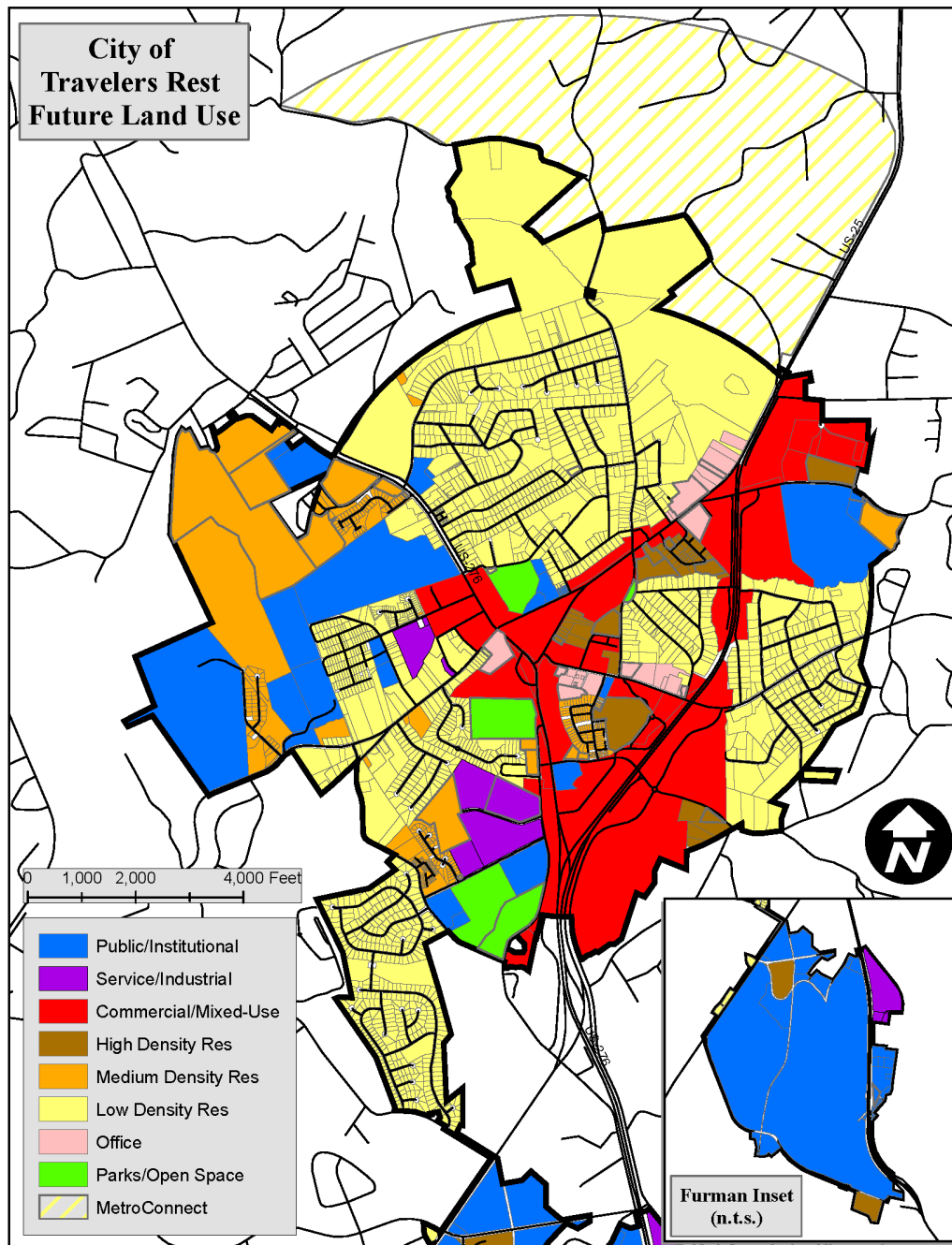
Existing Land Use Map

As of August 2023

It Starts With



**City of
Travelers Rest
Future Land Use**



Future Land Use Map

Resiliency Element

A resiliency element considers the impacts of flooding, high water, and natural hazards on individuals, communities, institutions, businesses, economic development, public infrastructure and facilities, and public health, safety and welfare.

While flooding is not considered a significant risk for Travelers Rest, flood preparedness is a foundational part of community resilience.

FEMA categorizes floodplains in multiple ways, including zone codes and annual risk. Areas with 1% Annual Chance Flood (Zone AE) are areas at risk to 100-year floods. Areas with 0.2% Annual Chance Flood (Zone X) are at risk to 500-year floods. Some areas hold water or land mass that meets the Base Floodplain elevation (Zone A) and are more likely to experience minimal riverine flooding during heavy precipitation.

Travelers Rest adopted flood control standards in 1997, as part of Ordinance O-04-97. Chapter 5.28 of the Travelers Rest Code of Ordinances are applicable to all flood hazard areas identified within the city limits.

[illegible]

Some areas hold water or land mass that meets the Base Floodplain elevation (Zone A – light blue) and are more likely to experience minimal riverine flooding during heavy precipitation.

MEMORANDUM

DATE: September 28, 2023

TO: Travelers Rest Planning Commission

FROM: Michael Forman, AICP
Planning Director

SUBJECT: Memo regarding potential upcoming zoning text amendments

Staff has reviewed the existing permitted use table (Section 5:1.3) and has determined that the table is insufficient for the permittance of certain uses within city limits. As such, staff is preparing to bring forth a zoning ordinance text amendment for the Planning Commission's consideration at their October regularly scheduled meeting.

This memo is for informational purposes only, and no action is required of the Planning Commission at this time.